

Facilities Maintenance Building

USGBC LEED NC-GOLD



- Located at 4th Street NW in Charlottesville, VA, the City's Facilities Maintenance Division of Public Works is responsible for the maintenance, repair and operations of Charlottesville's public buildings
- Original building constructed in 1978
- Major renovation with over 9,310 SF of interior space (formerly used as a transit maintenance facility)



SITE

Green Building Elements



- Site is located within 1/2 mile of ten basic community services and several residential districts
- Served by two public bus lines within 1/4 mile walking distance
- No new parking spaces were created
- No additional impervious surfaces were added
- Division uses an all-electric vehicle and several hybrids which qualify as low emitting and fuel efficient
- Water efficient landscaping requiring no irrigation

MAJOR RENOVATION OCCURRED OVER A FIVE MONTH PERIOD

BUILDING

- Significant reuse of former building; 87% of the existing structural elements (walls, floors, and roof) have been reused
- 90% of all construction waste diverted from landfill
- 28% of the total building materials, by value, have been manufactured using recycled materials
- 11% of the total building materials, by value, manufactured and extracted within 500 miles of the project site
- Low or no VOC-emitting construction materials and finishes used throughout the project
- 32% potable water use reduction from baseline
- Modeled energy cost savings of 45%
- On-site renewable energy production: on average, 70% of the building's electrical demand is met with a 20kW photovoltaic (PV) roof-mounted system
- Reflective roof reduces "heat island" effect